

Adopted at Meeting of 1/23/75

RESOLUTION OF THE BOSTON REDEVELOPMENT AUTHORITY
RE: MODIFICATION OF THE URBAN RENEWAL PLAN OF THE
SOUTH END URBAN RENEWAL AREA, PROJECT NO. MASS. R-56
AND AUTHORIZATION TO PROCLAIM BY CERTIFICATE THESE
MINOR MODIFICATIONS

WHEREAS, the Urban Renewal Plan for the South End Urban Renewal Area was adopted by the Boston Redevelopment Authority on September 23, 1965 and approved by the City Council of the City of Boston on December 6, 1965; and

WHEREAS, Section 1201 of Chapter 12 of said Plan entitled: "Modifications" provides that the Urban Renewal Plan may be modified at any time by the Boston Redevelopment Authority without further approval provided that the proposed modifications do not substantially or materially alter or change the Plan; and

WHEREAS, it is the opinion of the Authority that the minor modification with respect to properties at 512, 520, 530, 532 Tremont Street is consistent with the objecti of the South End Urban Renewal Plan; and

WHEREAS, the Authority is cognizant to Chapter 781 of the Acts and Resolves of 1972 with respect to minimizing and preventing damage to the environment;

WHEREAS, the proposed amendment to the Plan is a minor change and may be adopted within the discretion of the Authority pursuant to Section 1201 of said Plan;

NOW, THEREFORE BE IT RESOLVED BY THE BOSTON REDEVELOPMENT AUTHORITY THAT:

Pursuant to Section 1201 thereof of the South End Urban Renewal Plan, Mass. R-56, be and hereby is amended by:

1. That Map No. 1, "Property Map", is hereby modified by the addition of numbers 512, 520, 530, and 532 Tremont Street.
2. That the proposed modification is found to be a minor modification which does not substantially or materially alter or change the Plan;
3. That all other provisions of said Plan not inconsistent herewith be and are continuing in full force and effect;

4. That it is hereby found and determined that the proposed development will not result in significant damage to or impairment of the environment and further, that all practicable and feasible means and measures have been taken and are being utilized to avoid or minimize damage to the environment.
5. That the Director be and hereby is authorized to proclaim by certificate these minor modifications of the Plan, all in accordance with the provisions of the Urban Renewal Handbook, RHM7207.1, Circular dated June 3, 1970.
6. That the Director of Real Estate be and hereby is authorized to obtain appraisals and to negotiate the acquisition of the subject properties.



MEMORANDUM

TO: Boston Redevelopment Authority

FROM: Robert T. Kenney, Director

SUBJECT: South End Urban Renewal Plan
Proclaimer of Minor Modification of the Urban Renewal Plan.
Certain Properties at 512, 520, 532, and 330 Tremont Street
Not formerly Scheduled for Acquisition.

SUMMARY: This memo requests that the Authority:

1. adopt a minor modification of the South End Urban Renewal Plan with respect to properites at 512, 520, 530, and 532 Tremont Street;
2. authorize the Director to proclaim by certificate this minor modification;
3. further authorize the Director of Real Estate to negotiate the acquisition of these properties.

One of the long standing objectives of the South End Urban Renewal Plan is to remove incompatable land and property uses, and especially non-residential uses, from the residential community, so as to improve the residential environment. Section 403 of the South End Urban Renewal Plan provides for the acquisition of properties to meet these objectives.

Within an H-3 residential zone in the South End, the properties 512, 520, 530, and 532 Tremont Street are operated, as three bars and one package store.

These Tremont Street properties are in direct non-conformance to the existing zoning. By general concensus of responsible South End community groups, their continued existence is a blighting influence on a neighborhood which is striving to reinforce its residential qualities through widespread rehabilitation and home improvement.

These properties are incompatible with the surrounding redeveloped uses and are in conflict with South End Renewal objectives for residential neighborhoods.

Pursuant to Section 403 of the Plan, it is therefore advisable to add the acquistion of numbers 512, 520, 530, 532, Tremont Street to the South End Urban Renewal Plan.

The proposed modification is minor and does not substantially or materially alter or change the Plan. This modification may, therefore, be effected by vote of the Authority, pursuant to section 1201 of th South End Urban Renewal Plan.

An appropriate Resolution is attached.

